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ESTATE AGENT



25 Fitzmaurice Close, Bradford-on-Avon, BA15 1UE.

Price: £395,000

Family home on the southside of town. Comfortable spaces with three bedrooms & good kitchen/diner leading to the level garden. Garage plus utility room & driveway parking.

The entrance porch leads to the entrance hall & has internal access to the large garage. The hallway adjoins the sitting room which looks out to the front of the house & has attractive flooring. The Kitchen dining room spans the width of the house across the rear and has patio doors leading out onto the rear garden & patio seating area, nicely joining the house & garden. At the back of the garage, we find the useful utility or store room with further access to the garden. Upstairs there are three bedrooms; two are doubles plus a good single, presently used as a home office. Lastly we find the bathroom with over bath shower. Externally there is an enclosed level rear garden. This is partly laid to lawn with borders plus a large patio seating area for sitting about on a Summer's Day. There is plenty of room for children to play & the "green-fingered" will have enough space to get stuck into. The front garden is also lawned & sports a riot of daffodils. There is driveway parking in front of the garage.

Historic Bradford-on-Avon offers enviable market town amenities including; good schools, doctor & dentist, swimming pool & sports fields, library & Music Centre, many places to eat & drink, shops & boutiques and of course canal, river and country walks. The railway station offers a picturesque ride to Bath city centre for high street shopping, entertainment and night life. **EPC – C.**

- Well-located semi-detached home
- Three beds, bathroom & utility/store
- Well-proportioned living room
- Kitchen/diner with patio doors to garden
- Enclosed level garden
- Garage & driveway parking





Comfortable living spaces

Three bedrooms

Enclosed garden & garage

